



Department of City Planning | 1 Exchange Plaza, Suite 300 | Raleigh, NC 27601 | 919-996-2626

Requested Interpretation		Case Number
An existing six-unit apartment building in the R-10 zoning district will be used for Multi-unit Living Residential. The operators would like to offer onsite counseling or other home health services on site to residents. Do the ancillary services constitute a Multi-Unit Supporting Housing Residence or Supporting Housing Residence?		UI-01-2017
Site Address/PIN: N/A		
Date Submitted: 12-14-2016	Date Issued: 1-27-17	Code Sections Affected: 6.2.2 I and J

## SITE CHARACTERISTICS & FACTS

Multi-unit living is allowed in a townhouse or an apartment building type in the R-10 zoning district. The maximum density is 10 units per acre. Multi-unit living constitutes 3 or more dwelling units within a single principal structure. Individual dwelling units in the structure constitute separate and distinct households and as such each household can contain no more than 4 unrelated persons.

A "Multi-Unit Supportive Housing residence" is a defined use within the UDO. This use has some specific use standards, such as minimum spacing standards and requirement for funding from the federal or state government.

## STAFF INTERPRETATION

The applicant has stated that there will be no state or federal funding for these units. The units will be available to the general public, although they may be marketed to a certain protected class or persons. An auxiliary service may be offered by any multi-unit living facility provided there are no separate fees charged or collected for such service(s) and the service(s) are offered only to the tenants of the apartment building. Examples of such auxiliary services may include but are not limited to religious instruction/study, personal financial counseling or similar types services.

Therefore, based upon the information provided and the site characteristics described above this building constitutes a multi-unit living. The health and counseling services offered only to the tenants of the building are auxiliary services provided such services are not funded/licensed by the State of North Carolina or the federal government and no separate fees are collected for such services.

## SIGNATORY



Travis R. Crane, Planning and Zoning Administrator